

PROPERTY LOCATION

No	Alt No	Direction/Street/City
107		SUNNYSIDE AVE, ARLINGTON

OWNERSHIP

Owner 1:	FENTA ISAAC		
Owner 2:	ZHU EMILY H		
Owner 3:			
Street 1:	107 SYNNSIDE AVE		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	PHELAN JOHN -		
Owner 2:	-		
Street 1:	107 SYNNSIDE AVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .067 Sq. Ft. of land mainly classified as One Family with a Row House Building built about 1947, having primarily Aluminum Exterior and 976 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	2915.000	187,600		324,800	512,400
Total Card	0.067	187,600		324,800	512,400
Total Parcel	0.067	187,600		324,800	512,400
Source: Market Adj Cost		Total Value per SQ unit /Card:	525.00	/Parcel:	525.00

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	187,600	0	2,915.	324,800	512,400		Year end	12/23/2021
2021	101	FV	187,600	0	2,915.	324,800	512,400		Year End Roll	12/10/2020
2020	101	FV	187,900	0	2,915.	324,800	512,700	512,700	Year End Roll	12/18/2019
2019	101	FV	143,800	0	2,915.	294,300	438,100	438,100	Year End Roll	1/3/2019
2018	101	FV	143,800	0	2,915.	279,100	422,900	422,900	Year End Roll	12/20/2017
2017	101	FV	143,800	0	2,915.	243,600	387,400	387,400	Year End Roll	1/3/2017
2016	101	FV	143,500	0	2,915.	208,100	351,600	351,600	Year End	1/4/2016
2015	101	FV	115,800	0	2,915.	192,800	308,600	308,600	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
3/29/2021	SQ Returned	JO	Jenny O
3/24/2021	SQ Mailed	MM	Mary M
12/7/2018	MEAS&NOTICE	CC	Chris C
3/29/2017	SQ Returned	MM	Mary M
4/24/2009	Measured	372	PATRIOT
1/27/2005	MLS	MM	Mary M
4/8/2000	Inspected	276	PATRIOT
2/23/2000	Measured	263	PATRIOT
11/1/1981		MM	Mary M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

Total AC/HA: 0.06692	Total SF/SM: 2915	Parcel LUC: 101	One Family	Prime NB Desc	ARLINGTON		Total: 324,767	Spl Credit		Total: 324,800
----------------------	-------------------	-----------------	------------	---------------	-----------	--	----------------	------------	--	----------------

